

Bel Canto PUD Site Location Map

- 23 acre site adjacent to US 31
- Adjacent to David Brown Drive
- Hamilton Square and Valley Farms apartment communities to the east.
- Woodside Estates to the south
- Adjacent to Tom Roush Automobile Dealership

Bel Canto PUD

Concept Plan Context



Bel Canto PUD Concept Plan



- **Westfield Boulevard Extension**
- **Multi-family area**
- **Commercial Out Parcel**
- **Building orientation frames streets**
- **Significant building setback to south**
- **Smaller clubhouse building located further from US 31 frontage**
- **Open Space and amenities provided throughout site**



PERSPECTIVE VIEW
N.T.S



CONCEPT ELEVATION
N.T.S

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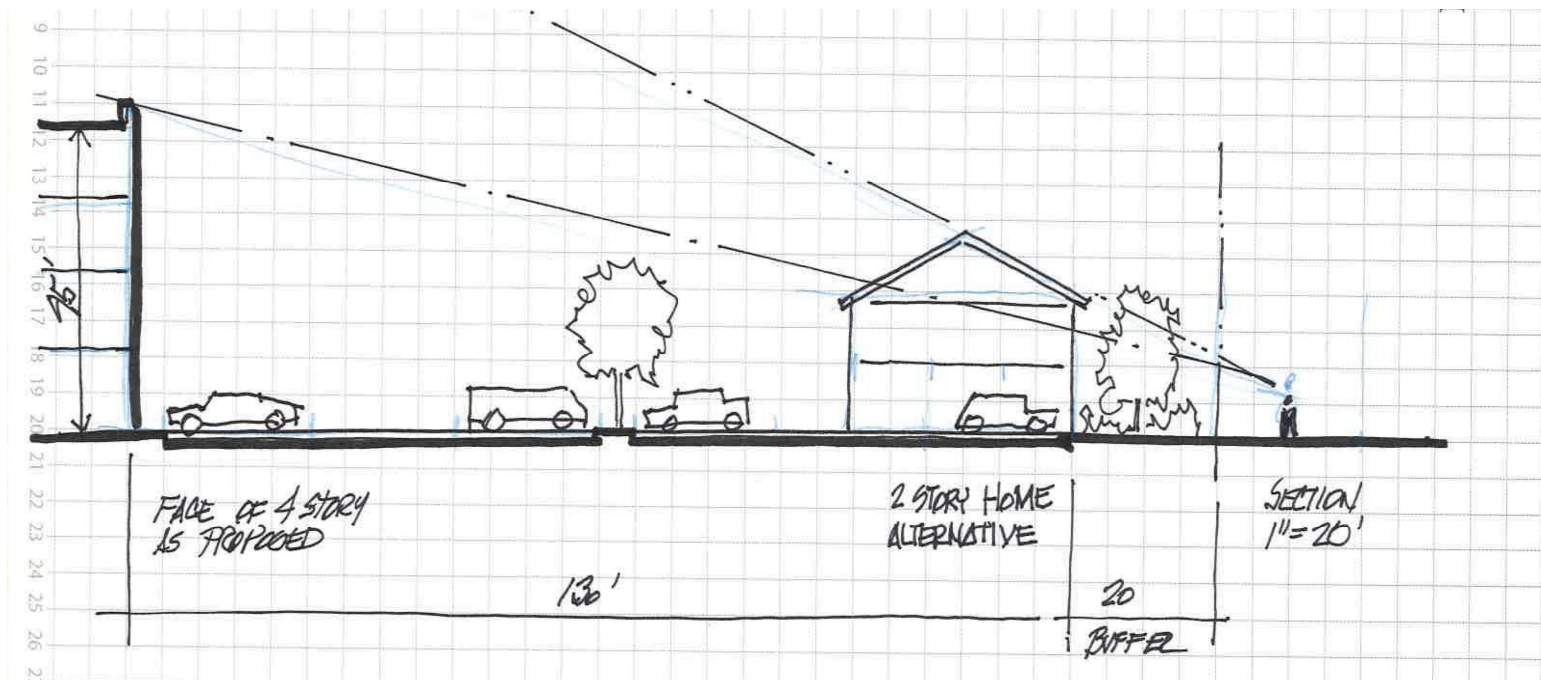




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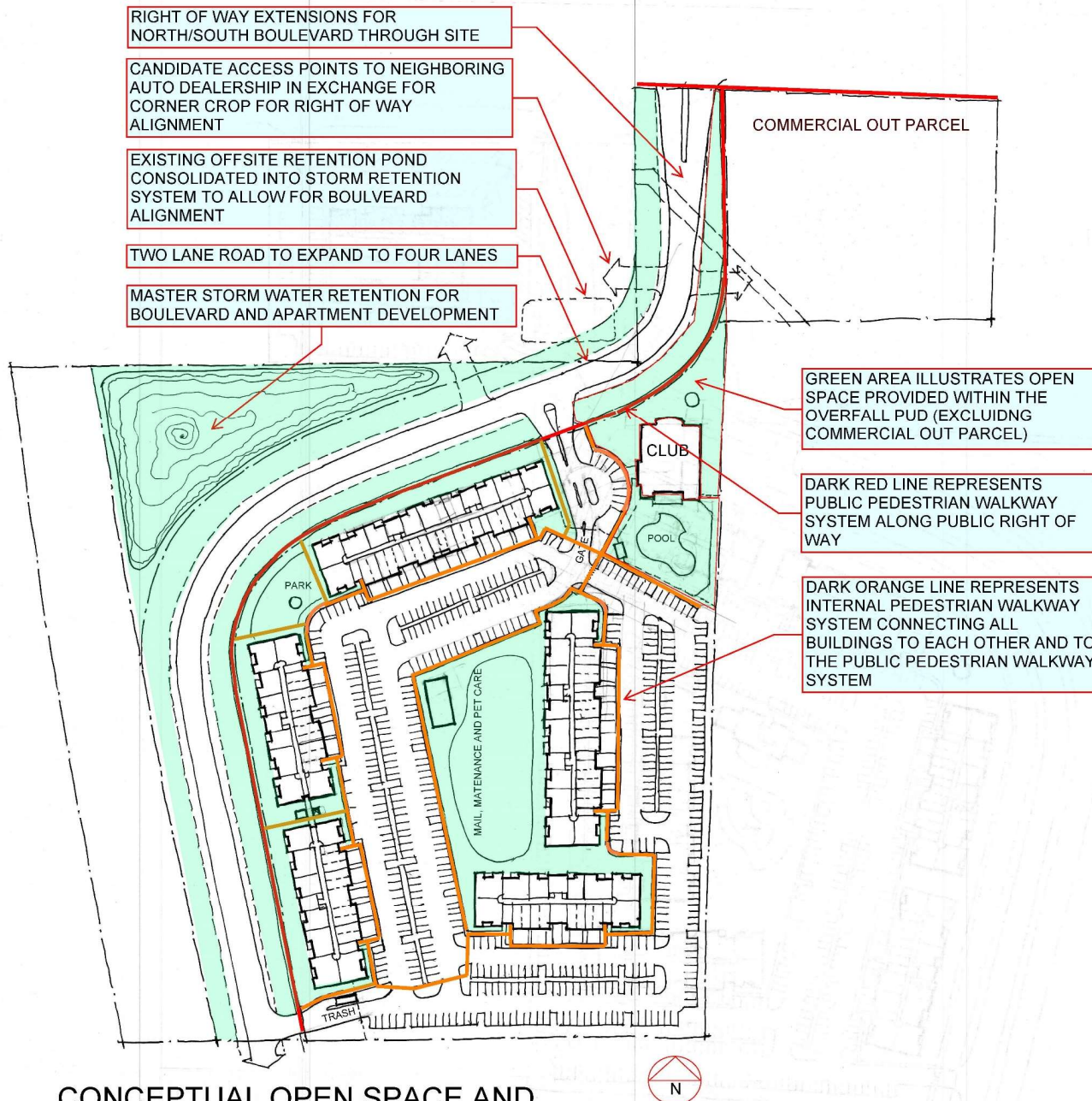
Buffers and Site Lines

- Approximately 150' setback to Woodside Estates Homes not impacted by Westfield Drive Extension
- Taller buildings line US 31 Corridor and interior to site



Bel Canto PUD

Open Space and Pedestrian Circulation



CONCEPTUAL OPEN SPACE AND
PEDESTRIAN CIRCULATION SITE PLAN

Bel Canto PUD Amenity Map

COMMUNITY OUTDOOR ACTIVITY AREA 3 INCLUDING:

TRAIL AROUND POND FOR WALKING AND JOGGING

COMMUNITY OUTDOOR ACTIVITY AREA 4 INCLUDING:

POCKET PARK WITH LIESURE SEATING FOR QUIET
RELIEF

COMMERCIAL OUT PARCEL

COMMUNITY INDOOR AMENITY STRUCTURE INCLUDING:

COMMUNITY MANAGEMENT
RESIDENT SERVICES
INDOOR GATHERING
INDOOR MEDIA
INDOOR "WE WORK" SPACE
INDOOR INTERNET CAFE
INDOOR FITNESS AND YOGA
COVERED OUTDOOR GATHERING LOGGIA

COMMUNITY OUTDOOR ACTIVITY AREA 1 INCLUDING:

ACCESSIBLE POOL AND OUTDOOR DECK AREA
SUMMER KITCHEN WITHR PICNIC AREA
POOL CABANA

COMMUNITY INDOOR SATELITE ACTIVITY AREA 2 INCLUDING:

MAIL AND PACKAGE
PET CARE AND BATHING AREA
BICYCLE MAINTANCE SHOP
PROPERTY MAINTENANCE
CAR WASH STATION

COMMUNITY OUTDOOR ACTIVITY AREA 2 INCLUDING:

BEAN BAG TOSS
BOCCE BALL
OPEN ACTIVITY AREA
FENCED PET PLAY AREA

CONCEPT COMMUNITY AMENITY SITE PLAN



Bel Canto PUD Amenity Examples



Bel Canto PUD Clubhouse Examples



Bel Canto PUD

Concept Plan Context

